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Del Norte County Planning Commission

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ANNUAL REPORT

1960 - 1961

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Honorable Board of Supervisors
County of Del Norte
Courthouse
Crescent City, California

Gentlemen:

As required by the Government Code, Section 65541, Chapter 3, Title 7, the report of the Del Norte County Planning Commission for the fiscal year 1960-61 is submitted herewith.

In the opinion of this Commission an important step toward adequate planning has been taken during the year. The City Planning Commission has applied to the Federal Urban Renewal Administration for a "Planning Assistance" grant in the amount of $11,000. This grant, 50% of which comes from said Administration, the remainder from the City, has been approved. The local share may be provided in cash or half cash and half in work.

As the "Planning Area" embraces some fourteen square miles in the urban area adjacent to the City, this Commission has by resolution agreed to cooperate and assist in the program as discussed in the accompanying report. The results of the studies and conclusions obtained through this Planning Assistance Grant will be of great value in future planning for the remainder of the County.

The Commission again expresses its thanks for the continued support of your Honorable Body.

Respectfully submitted,

J.R.Hulbert, Chairman

Albert Wheelon, Consultant

COUNTY OF DEL NORTE
1960-61

BOARD OF SUPERVISORS

Fred D. Haight, Chairman District # 3

Don Clausen-------District #1

Bernard McClendon-District #2

Austin Hunter-------District #4

Harold Del Ponte----District # 5

PLANNING COMMISSION

J.R. Hulbert, Jr., Chairman

John W. Short, Crescent City

Everett K. Hursh, Crescent City

Benny Beasley, Fort Dick

S.Andrew McBeth, Klamath

Dr. W.C.Eichner, Crescent City

Supervisor Del Ponte, ex-officio

STAFF

Albert Wheelon, Consltant

Cliff Niesen, Assistant

Dorothy Sinclair, Clerk

OFFICE

Room 18 Courthouse
450 H. Street
Crescent City, California

MEETINGS

Regular meetings are held on the third Tuesday evening of each month in Room 19, Courthouse, Crescent City, California

BUDGET

	Extended year ending 6-30-60	Allowed 1960-61	Expended year ending 6-30-61
SALARIES AND WAGES			
Secretary	$480.00	480.00	480.00
MAINTENANCE AND OPERATION			
Mileage	106.96	150.00	85.92
Publications and Advertising	48.43	100.00	59.30
Planning Conference	145.10	200.00	198.58
Office Supplies and Misc.	54.55	100.00	99.89
Professional Services	3,760.03	4,000.00	3,577.38
Attendance Meetings	680.00	750.00	680.00
TOTAL.....	$ 5,275.07	5,780.00	5,181.07

GENERAL

Progress has been made toward completion of the Master Plan as follows:

1. LAND USE:

The land use map, prepared during the last fiscal year, is being used as a basis for a Land Use Plan for the county. This plan will show proposed breakdown of acreage into necessary components, with adequate provision for housing, business, agriculture, industry and manufacturing, recreation, education, public buildings, and other catagories of public and private uses of land.

The basis for the Land Use Plan must be estimates of future growth, projected population figures and densities and recommended building intensity. These estimates and recommendations will be available in part upon completion of the planning study now being made by George S.Gatter and Associates of the area adjacent to Crescent City. It is proposed to use information obtained from this study as a guide for the remainder of the county.

2. STREETS AND HIGHWAYS PLAN:

The element of the Master Plan has been completed in preliminary form. A comparison with the Twenty-Year Program for county roads prepared by the State Highway Department in conjunction with the County Road Commissioner shows general agreement. The proposed Streets and Highways Plan expands and supplements the County Roads Plan and envisions opening up additional areas for lumbering and recreational purposes.

3. CONSERVATION ELEMENT:

In cooperation with the Flood Control District and County Engineer's office, a study of drainage and flood control problems is being undertaken. Studies have been made in the Lauff and Whittaker Additions, Crescent Beach Tract, and Filkins Tract. In the coming fiscal year studies will be initiated in the Elk Creek Watershed.

4. GENERAL PLAN, CRESCENT CITY AND ADJACENT AREA:

As stated in letter of transmittal, the City has undertaken the preparation of a general or master plan for the City and the surrounding area. The planning area embraces approximately fourteen square miles in the county. This commission is assisting in the program to the extent of :

(a) Assisting in policy decisions.

(b) Preparation of base maps.

(c) Furnishing staff help as requested and as time permits.

This program is a continuing program. The preliminary phase, March through June 1961, contemplates the following:

1. Draft and present an Application for Federa Planning Assistance under Section 701 of the Federal Housing Program.
2. Prepare a Base Map for the Planning Area of Crescent City and environs.
3. Guide and supervise voluntary work by citizens officials on a land use survey, mapping and tabulation.
4. Hold monthly or bi-monthly meetings with the Planning Commission or other designated body as needed.
5/ Review and comment on a proposed plan for recreation development of approximately 13 acres of the Waterfront.
6. Guide and supervise voluntary work by citizens or officials on completing factual questionnaires as a part of an Economic Base Survey of Areas.
7. Perform such other services and make such other expenditures as may be requested by the City Planning Commission to assist the City Planning Commission in the preliminary phases of its General Plan program.

The second phase, July 1961 to July 1962, (as appears in the contract between the City Planning Commission and Gatter Associates) is as follows:

a. Work to be done

1) Review of Principles and Objectives for future development.
   a) Review citizens' committee report on principles, objectives and development policy.
   b) Prepare sketch map of alternative General Plan features, for discussion purposes.

2) Basic Research and Analysis (Coincidnet with 1.)
   a) Study population of Crescent City Area
      I) Composition, characteristics
      II) Districution, density
      III) Employment
      IV) Projections of population by significant categories.

   b) Study economic activities in Crescent City Area
      I) Agricultural--type, employment
      II) Commercial--type, sales, employment
      III) Industrial---type, employment
      IV) Municipal fiscal characteristics
      V) Projections of significant economic activities

   c) Study land use and physical characteristics of Crescent City (land use map provided by city).
      I) Tabulate existing acreages of all land uses
      II) Analyze quantitative demands for future land uses.

d) Study traffic characteristics and deficiencies and estimate projections

e) Study public facilities in Crescent City as to location and adequacy, present and future
   I) Schools, hospitals
   II) Parks, playgrounds, other recreation areas
   III) Other public facilities, including firehouses, heliports, major utilities, other public buildings.

3) Special Studies
   a) Prepare Plan of Waterfront at a scale of 1"—200' or larger, including:
      I) Land uses and principle features
      II) Traffic circulation, parking areas, port facilities
      III) Indication of harbor configurations

   b) GPrepare Plan of Central Business District at a scale of 1"—100' including:
      I) Land uses and principle features
      II) Traffic circulation, parking areas

4) General Plan Report and Map
   a) Present characteristics and future prospects for Crescent City
      I) Summary of research and analysis and development policy
      II) Population and economic projections

   b) General Plan map at a scale of 1"—400' or larger and description of General Plan including:
      I) Future land use pattern
      II) Future population densities
      III) Future pattern of public facilities
      IV) Future traffic circulation pattern

   c) Means for carrying out General Plan, including:
      I) Zoning and subdivision ordinance basic recommendations.
      II) Recommended future planning program, including Community Renewal

   d) The Report will be prepared in not less than 100 illustrated copies

5) Meetings and Hearings
   a) In order to carry out the General Plan program and to insure public participation and understanding, a series of meetings will be held with a Citizens' Committee or other designated group during the early phases of Plan preparation, not to exceed five (5) such meetings.

b) Consultant will be present at public hearings on the Plan, not to exceed three(3) such hearings.

c) Methods to be used in the Collection of data

I) Field survey

II) Conferences and interviews

III) questionnaries as needed

d) Sources of information

I) Original surveys

II) Census data

III) Reports, maps, plans, surveys previously prepared ~~and pre~~ by others.

e) Maps and Reports to be Prepared

A) Maps

I) Sketch Plan Map in color, 1''--400'', or smaller

II) General Plan Map, in color, 1''--400', or smaller

III) Waterfront Plan in color, 1''--200' or larger

IV) Central Business District Plan in color, 1''--100'

V) Other miscellaneous maps and sketches as necessary to illustrate and complete program.

B) Reports

General Plan Report, 100 copies or more (including reproduction of the General Plan).

The Commission, in carrying out its part of the program, has prepared the base maps requested.

The first on a scale of 1'--300', embraces an area from the Pacific Ocean on the west to a line approximately three miles east, and from Washington Boulevard on the north to the south end of the harbor area. The map shows:

1. All streets, roads and highways.
2. All street, road, and highways.
3. All property lines.
4. The shoreline, high and low water lines.
5. 12' and 18' depth contours in the harbor as of June 1960.
6. Sand dunes, swamp and timbered areas.
7. Water courses.
8. Jetties, docks and beaches.

The map, approximately 54'' x 60' may be reproduced for general planning purposes. It may also be reduced for inclusion in reports, for advertising, and similar purposes.

The second map, scale 1''--500', covers an area from the ocean on the west to the mountains on the east, from Lake Earl on the north to Enderts Beach on the south. It shows the date listed above for water depths, and small property ownerships. This map 6' x 7' in size may also be reproduced, and will be invaluable for planning purposes.

SPECIFIC PLANS:

5. ZONING:

An action to rezone the Saunders Subdivision was initiated by the Board of Supervisors on recommendation of the Commission. This residential subdivision was zoned under the Comprehensive Zoning District, a part being in an A-1 and a part in an A-2 District. The area was rezoned R-2.

6. HISTORICAL MONUMENTS:

At the request of the Del Norte County Historical Society, the Commission prepared a map showing the location of all historical monuments and markers within the county. This map, 42" x 54", may be reduced in size and reproduced for general distribution.

7. HOUSE NUMBERING:

A plan of house numbering has been established for the Town of Smith River. Maps showing the numbering system are available in the office of the County Engineer.

8. ANGLING ACCESS:

The Point St. George Angling Access Area, two acres of gravelled and oiled parking area, under fence, with access road and right-of-way to the beach has been completed, and is now in use.

Plans for similar areas, at the terminus of Buzzini Road at Lake Earl, also at the terminus of Kellogg Road at the Pacific Ocean, have been completed and submitted to the Wildlife Coordinator, Department of Fish and Game. The Lake Earl project, which includes a boat launching ramp, and approximately one acre of parking area, is being held in abeyance pending a decision as to ownership of the waters in Lake Earl.

The Kellogg Road project will be activated when agreement is reached between the owner and the Department of Fish and Game in regard to the purchase of the site. The plan involves the acquisition of 5 to 10 acres for parking and picnic area, and right-of-way to the beach.

9. LEGISLATION:

The Commission went on record as opposing the sale of State Park Lands in the county, but in favor of trading said lands for property adjacent to the Jedediah Smith State Park for inclusion in said park. The commission, in cooperation with the County Engineer's office, is preparing right-of-way maps for the purpose of obtaining right-of-way to Walker Road, prior to said exchange.

The Commission also went on record as favoring Assembly Bill 1629 relating to the establishment of set back lines along natural drainage courses.

10. RECREATION PLAN:

The Commission has had prepared, for the Recreation Department maps of county parks. These are:

1. Clifford Kamph Park.
2. North Bank Park.
3. Park on Pebble Beach Drive.
4. Park in Bertsch Tract.

11. AIRPORTS AND AIRSTRIPS:

In addition to the County Airport, and the airstrips at Klamath(McBeth Field) and Gasquet (Ward Field) there are several undeveloped landing field sites in the county. In cooperation with the Airport Manager, a study is being made as to the desirability and feasibility of developing these, and of other potential sites in the county. Strategically located landing strips or fields could open up many areas to the timber interests and recreationists.

12. HARBOR:

A request was received from the Crescent City Harbor District for a study of the waterfront and development of a Master Plan. As there is a study in progress by committees of the Chamber of Commerce looking toward the development of a Recreation-Area, and Gatter Associates will, as part of their contract, prepare general plans for the area, the Commission will delay further planning until the Gatter study has been made.

13. STREET SIGNS:

The street signing program was initiated last year. The Board of Supervisors approved the installation of 100 street signs. These were obtained and 72 have been installed, the remainder are now being installed. This year's budget allows $1500, which will provide approximately 75 signs. Location plan will be submitted upon final approval of the budget in August.

PUBLIC HEARINGS

DATE	ITEM	DISTRICT	P.C.	BD. of SUP.
8-16-60	Land use Map, 1st hearing			
8-16-60	Charles Rossini, variance to set back requirements		Filkins	Approv

PUBLIC HEARINGS

DATE	ITEM	DISTRICT	P.C.	BD. of SUP.
8-16-60	Land use Map, 1st hearing			
8-16-60	Charles Rossini, variance to set back requirements	Filkins	Approved	Granted
8-16-60	C.J.Newman, variance to set back requirements	Comprehensive	Denied	Denied
9-20-60	Land Use Map, second hearing		Approved	
9-20-60	Raymond L.Hahn, Use permit	Vipond	(Withdrawn)	
10-25-60	Charles Smith, variance to set back requirements	Bertsch	Approved	Granted
11-15-60	Alley abandonments, Block 10, Crescent Tract No. 1	Comprehensive:		(N-S Alley approved) (E-W Alley denied)
12-20-60	Bruce Burtschell, Variance to set back requirements	High School Zone	Approved	Approved
1-17-61	Saunders Subdivision, rezoning, 1st hearing			
1-21-61	Saunders Subdivision, rezoning, 2nd hearing	Comprehensive	Approved	Rezoned.
3-21-61	Smith River Fire District, use permit	Westbrook	Approved for 10 years.	

PLANS FOR 1961--1962

1. Complete the Land Use Plan.

2. Complete Zoning Plan and recommend revision of Zoning Enabling Ordinance No. 200

3. Complete Master Plan for Airports and Airstrips.

4. Complete Master Plan for Streets and Highways.

5. Revise Master Plan for Beaches and Parks.

6. Prepare stdies of population increase and density.

7. Cooperate with City Planning Commission in preparation of General Plan for Crescent City and vicinity.

8. Continue cooperation with Road Department in regard to right-of-way.

9. Continue cooperation with Flood Control District in preparation of drainage studies.

10. Make a study of the Building Ordinance and recmmend necessary revisions.

SUMMARY

REGULAR MEETINGS HELD	12
SPECIAL MEETINGS HELD	2
PUBLIC HEARINGS HELD	11
DISTRICTS REZONED	1
VARIANCES	
Recommended for approval	3
Recommended for denial	1
USE PERMITS	
Approved	1
Withdrawn by applicant	1
BUILDING PLANS APPROVED	1
SUBDIVISIONS APPROVED	1
ABANDONMENTS (alleys, streets)	
Requests received	5
Requests approved by Commission	5
INQUIRIES REGARDING NON-CONFORMING USES AND/OR VARIANCES BROUGHT BEFORE COMMISSION BUT PERMITS NOT APPLIED FOR	7

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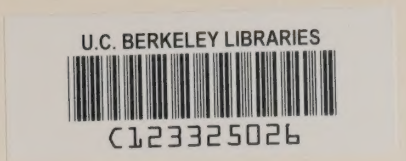

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Del Norte County, where the Redwoods meet the rivers and the rivers meet the sea

1—County Fairgrounds Race Track

2—Boy Scout Tree

3—Never-Dying Redwood Tree, 20 trees growing from one trunk

4—National Tribute Grove, Redwoods

5—Del Norte Golf and Country Club

6—Jedediah Smith Memorial State Park (Hiouchi)

7—Stout Memorial Tree, 340' high

8—Gasquet, Beautiful Smith River Canyon; Fishing, Airstrip, Picnic Grounds, Resorts, Swimming

9—Madrone Campground

10—Cedar Campground

11—Patrick Creek, Campground, Swimming and Fishing

12—Trout Farm

13—Elk Creek Camp

14—Big Flat, Camping, Fishing

15—Pelican State Park

16—Indian Reservation, River's End

17—Mouth of Smith River, Salmon and Steelhead Fishing, Boating, Resorts

18—Sand Dunes

19—Lake Earl and Lake Talawa, Duck Hunting and Fishing

20—Del Norte County Airport, Scheduled Air Line and Charter Service

21—Point St. George Coast Guard Station, Clam Digging

22—Battery Point Lighthouse

23—Crescent City Harbor, Lumber Docks and Oil Terminal

24—Citizen's Dock and Small Craft Harbor, Commercial and Sport Fishing, Boat Launching

25—Wilson Creek, Ocean View and Picnic Beach

26—Unusual Trees

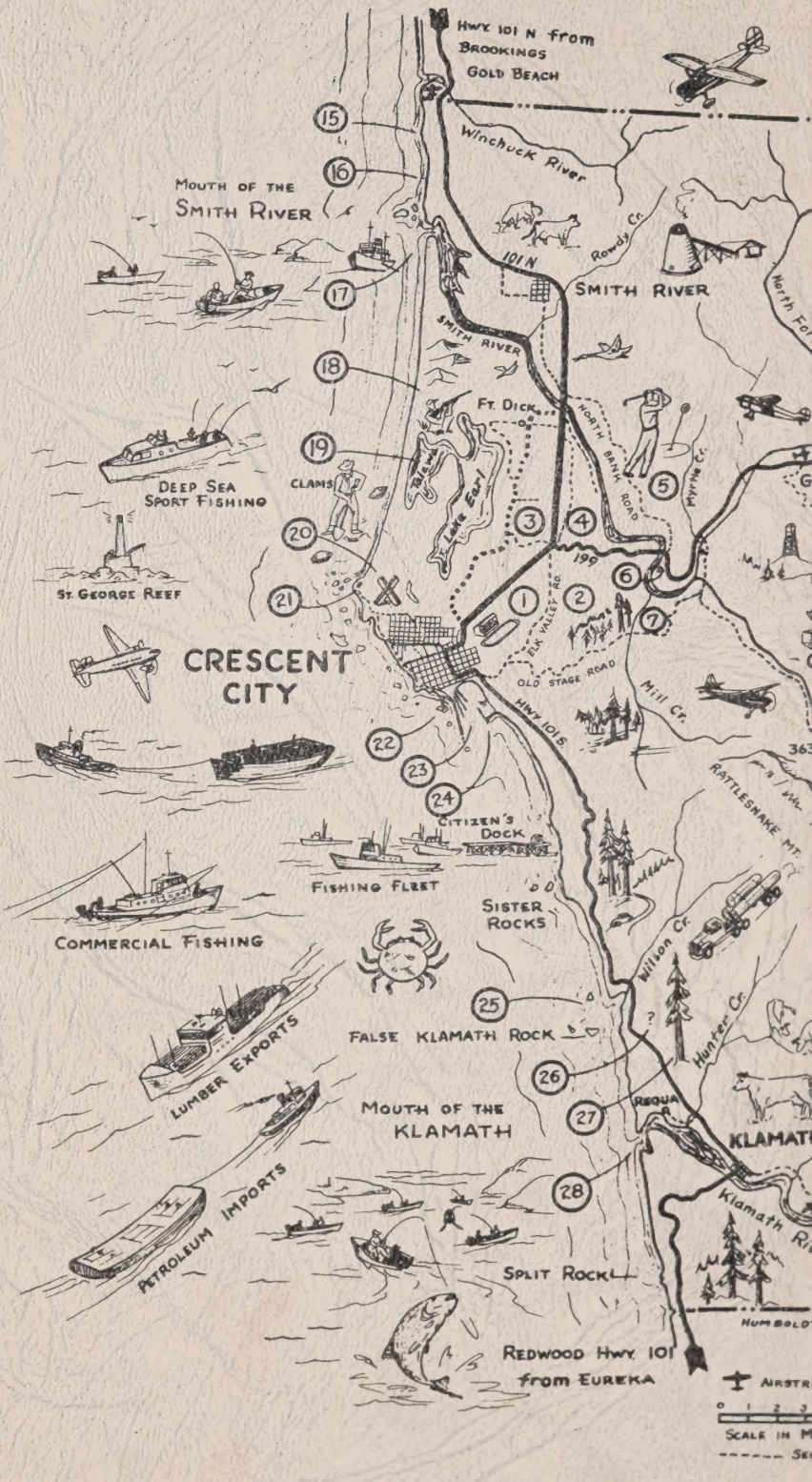
27—General Custer Tree, Largest Known Sempervirens in the World

28—Mouth of Klamath River, World-Famed Fishing, Salmon, Steelhead, Boat Races, Resorts

29—Klamath Glen, Fishing, Resorts, River Boats, Airstrip, Swimming, Boat Launching Facilities

30—Boat Rides Beautiful Klamath River

Highway 199 Proposed Winnemucca-to-the-Sea Route



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